

APPENDIX K

DRAFT REAL ESTATE PLAN

REAL ESTATE PLAN

DELTA ISLANDS AND LEVEES FEASIBILITY STUDY
(DELTA STUDY)

21 March 2014

PREPARED
BY THE
SACRAMENTO DISTRICT

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DELTA ISLANDS AND LEVEES
REAL ESTATE PLAN

1. Introduction

This Real Estate Plan is prepared in accordance with ER 405-1-12, Section 12-16, and in support of the Delta Islands and Levees Feasibility Study is to determine Federal interest in providing Flood Risk Management (FRM) and Ecosystem Restoration (ER) improvements in the Sacramento – San Joaquin Rivers Delta (Delta) in Northern California. The purpose and scope of this Real Estate Plan is to describe the Recommended Plan, Alternative 6, and is to be used for planning purposes only. There may be modifications to the plans that occur during Preconstruction, Engineering and Design (PED) phase, thus changing the final acquisition area(s) and/or administrative land cost.

Non Federal Sponsors

The USACE initiated the Feasibility Study at the request of the California Department of Water Resources (DWR), the non-Federal sponsor for the study. The USACE and DWR are the lead agencies in the Feasibility Study.

2. Project Authority

The authority for this investigation has roots in longstanding flood control laws. The foundation for this investigation's authority comes from the Flood Control Act of 1936 (Public Law [PL] 74-738. Section 2 of this Act states: "that, hereafter Federal investigations and improvements of river and other waterways for flood control and allied purposes shall be under the jurisdiction of and shall be prosecuted by the War Department under the direction of the Secretary of War and supervision of the Chief of Engineers...". Section 6 of the 1936 Flood Control Act further states: "The Secretary of War is hereby authorized and directed to cause preliminary examinations and surveys for flood control at the following named localities...Sacramento and San Joaquin River Valleys, California...Provided further, That after the regular or formal reports made as authorized on any examination, survey, project, or work under way or proposed are submitted to Congress, no supplemental or additional report or estimate shall be made unless authorized by law or by resolution of the Committee on Flood Control of the House of Representative or the Committee on Commerce of the Senate."

The Chief of Engineers completed a report based on this authority relevant to this project. House Document No. 81-367, dated October 13, 1949, is a letter from the Secretary of the Army on the Sacramento-San Joaquin Basin Streams, California which states: "A Letter from the Chief of Engineers, United States Army, Dated July 27, 1948, submitting a report, together with accompanying papers and illustrations, on preliminary examinations and surveys of Sacramento-San Joaquin River Basin Streams, California. For Flood Control and

allied purposes listed in the Report. This investigation was authorized by the Flood Control Acts of June 22, 1936 and June 28, 1938.”

Following this Report, Congress directed additional study to be made of this region in 1964. As mentioned above, Section 6 of the 1936 Flood Control Act expressly permits additional reports to be authorized by House Resolution. Consistent with that, the Corps was authorized to pursue further reviews of its report contained in House Document No. 81-367, referenced above. Specifically, a House Resolution adopted May 8, 1964 states:

“Resolved by the Committee on Public Works of the House of Representatives, United States, that the Board of Engineers for Rivers and Harbors is hereby requested to review the report on the Sacramento-San Joaquin Basin Streams, California, published as House Document No. 367, 81st Congress, 1st Session, and other reports, with a view to determining whether any modifications of the recommendations contained therein are advisable at this time, with particular reference to further coordinated development of the water resources in the San Joaquin River Basin, California.”

The Conference Report (H.rpt. 108-357) that accompanied the Energy and Water Development Appropriations Act of 2004 (P.L. 108-137) and provided both further congressional direction and funding relative to this study. Conference Report 108-357 states: “The conferees have provided \$1,100,000 for the Sacramento-San Joaquin Delta, California, study including \$350,000 for a reconnaissance study to evaluate environmental restoration, flood protection, recreation, and related purposes for the California Bay-Delta Authority North Delta Improvements project, and \$500,000 to initiate and complete a reconnaissance study to prioritize and evaluate environmental restoration, flood protection and related purposes for the Delta Islands and Levees. The remaining funding is provided for the Delta Special Study.”

About this time the Congress also passed the CALFED Bay-Delta Authorization Act of 2004 (P.L. 108-361). Section 103(f)(3) specifically authorized USACE participation in the CALFED Program. The Sacramento District conducted a reconnaissance level study of the CALFED Levee Stability Program. USACE sent its report to Congress entitled “CALFED Levee Stability Program, California” in May 2006, recommending that the Corps perform a feasibility study of the Delta Islands and levees to define the long-term strategy for the Delta levee system improvement.

Section 3015 of the Water Resources Development Act (WRDA) of 2007 amends Section 103(f)(3) of PL 108-361 which in part authorized this feasibility report. USACE published its implementation guidance for WRDA, 2007, Section 3015, on August 11, 2008.

3. Project Description

This project will restore critical ecology systems and manage flood risks in the Delta. The recommended plan will achieve this by restoring, enhancing, preserving, creating, and maintaining, aquatic, riparian, and adjacent terrestrial habitats in the Delta for native plants and wildlife. The wildlife includes Federal and State threatened, endangered, and

special-status species, with the potential secondary benefit to recreation. It will restore floodplain functions and contiguous habitat in the Delta and incidentally improve water quality in the Delta. This project will beneficially reuse available dredged materials by restoring marsh habitat with material and redirecting flood waters into specific parts of the Delta. Specifically, Alternative 6, the recommended plan, includes increments 1, 2, 3, and 5 at Big Break Island and increment 1 at Little Frank's Tract Island. Alternative 6 would result in 89.5 acres of restored intertidal marsh habitat and 13.55 acres of open water flowing through the site. This project will require 1,112k cubic yards of fill material placed directly from dredged material. The dredged material would come from yearly Operations and Maintenance dredging from the Stockton Deep Water Ship Channel for a period of five years, and by pumping of previously dredged material from the McCormick, Scour, Decker, and Bradford borrow/spoil sites. The total cost of this alternative is \$21.9 million.

4. Description of Land, Easements, Rights-Of-Way, Relocation, and Disposal Areas (LERRDs)

The federal plan, Alternative 6, envisions an incremental system as shown in the table below to achieve the project goals. Increments of restoration at each site were developed based on an acre grid system. Available fill material calculations were used to determine the size of increments, i.e., how many grid cells each increment included. Locations of increments are general within each site and are based on proximity to fill material, proximity to remnant levees for improved constructability, and connectivity to existing habitat.

The real estate cost estimate for the tentatively selected plan was developed based on the conventional approach for development of feasibility level design. Cadastral Section has inventoried 43 parcels and portions of several sloughs and rivers that would be impacted by the project. 19 parcels are sponsor-owned in fee title according to the County assessor's office. 18 parcels are privately owned and 6 are publically owned according to the assessor's office. During development of the REP, the real estate cost estimate was developed in accordance with ER 405-1-12 and based upon the footprints delineating project requirements developed by the Sacramento District's Engineering Division. The LERRDs requirements for the REP include: the acquisition of temporary work area easements for staging areas, borrow easements, and temporary pipeline easements and fee title for the intertidal marsh habitat and open flowing water ways. The different types of acquisitions are as follows:

- Five year Temporary work area easements are required for staging and borrow areas owned by the sponsor and the Port of Stockton
- On site intertidal marsh habitat restoration areas will be acquired in fee title
- Five year pipeline easement for temporary pipeline to pump fill material to Little Frank's Tract and Big Break – Contractor will be responsible for

obtaining all permits for work required in the Sacramento Deep Water Ship Channel

The pipelines will also cross Highway 160 and Sherman Island Crossing Road, which are both State owned. After discussions, the State has agreed to issue encroachment permits for these portions of the pipeline.

Once the Project Partnership Agreement (PPA) process is complete, the Sacramento District Engineering Branch will prepare the final design for advertisement and construction. During this process the tract register and tract maps will be updated to reflect any modifications to include final staging areas, access requirements, and restoration features. This information will be used for future crediting purposes.

Acquisition of about 103.05 acres in fee title along with about 955.76 acres of temporary work area easements and 35.45 acres of temporary pipeline easements are required for the Tentatively Selected Plan. Fee title would be acquired over submerged lands at Big Break and Little Frank's Tract; temporary work area easements at borrow sites and staging areas; and temporary pipeline easements for placement of dredged material slurry pipelines where the navigational servitude is unavailable. The non-Federal sponsor would acquire these estates as part of its project obligations.

Real estate acquisition for the Tentatively Selected Plan is split among 16 landowners. All fee acquisitions are located on currently flooded islands with no infrastructure, therefore relocations are not required.

Table 1 – Recommended Plan Features

Features of Recommended Plan	Description	Borrow/spoil Source	Method
Big Break Island Increment 1	41.9 acres of borrow, 500,000 CY's of material needed	O&M Dredged Material	Direct Placement
Big Break Island Increment 2	10.4 acres of borrow, 124,023 CY of material needed	McCormick Pit	Pumping
Big Break Island Increment 3	17.6 acres of borrow, 209,992 CY's of material needed	Scour Pit	Pumping
Big Break Island Increment 5	10.4 acres of borrow 124,500 CY's of fill material needed	Decker Pit	Pumping
Little Frank's Tract Increment 1	9.2 acres of borrow, 153,115 CY's of fill material needed	Bradford Pit	Pumping
Big Break Island Increments 1-5 Ecosystem Restoration	92.05 acres restored intertidal marsh habitat		Plantings
Little Frank's Tract Increment 1 Ecosystem Restoration	11 acres of restored intertidal marsh habitat		Plantings

5. LERRDs Owned by the Non-Federal Sponsor and Crediting

It is understood that the sponsor will provide a credit appraisal for project lands associated with the USACE Recommended Plan. This credit appraisal will be prepared in accordance with the Uniform Appraisal Standards (USPAP) and prepared by a certified appraiser who will be approved as a qualified appraiser by the USACE Sacramento District Appraisal Branch. Approximately 19 parcels are owned in fee title according to the County Assessor's office in the study area identified in the tract registers. The parcels owned by the Non Federal Sponsors are assumed sufficient for the estates needed. Coordination with the State of California is ongoing and they will be reviewing the proposed parcels. All restrictions, prior easements, or inconsistent encumbrances are not known at this time. There is relatively low risk to the sponsor owned lands being insufficient for project purposes as these are small relatively uninhabited Delta Islands.

6. Standard Federal Estates

The non-Federal sponsor will be required to acquire the minimum interest in real estate that will support the construction and subsequent operation and maintenance of the proposed USACE project.

The following standard estates (with definitions) are identified as required for the project:

Temporary Work Area Easement

A temporary easement and right-of-way in, on, over and across for a period not to exceed 5 years after the execution of the construction contract, beginning with date possession of the land is granted to the State of California, for use by the State of California, its representatives, agents, and contractors as a (borrow area) (work area), including the right to borrow and/or deposit fill, spoil and waste material thereon) (move, store and remove equipment and supplies, and erect and remove temporary structures on the land and to perform any other work necessary and incident to the construction of the Delta Project, together with the right to trim, cut, fell and remove there from all trees, underbrush, obstructions, and any other vegetation, structures, or obstacles within the limits of the right-of-way; reserving however, to the landowners, their heirs and assigns, all such rights and privileges as may be used without interfering with or abridging the rights and easement hereby acquired; subject, however, to existing easements for public roads and highways, public utilities, railroads and pipelines.

Fee Simple Title

The fee simple title to [the lands described in Exhibit B], subject however, to existing easements for public roads and highways, public utilities, railroads and pipelines.

Temporary Well and Pipeline Easement

A temporary and assignable easement in, on, over and across [the lands described in Exhibit B] for a period not to exceed 5 years beginning (date)(with the date possession is granted to the State of California in this proceeding {or date of deed}), and terminating with the earlier of the completion of the remediation or the filing in the local land records by the representative of the State of California in charge of the Project of a notice of termination,) to locate, construct, operate, maintain, repair, replace, and/or remove (a) (monitoring) (injection) (extraction) well(s), pipeline(s) and appurtenances thereto; subject, however, to existing easements for public roads and highways, public utilities, railroads and pipelines.

7. Description of any Existing Federal Projects in or Partially in the Proposed Project

There are no federal projects in our study area.

8. Description of any Federally owned Land Needed for the Project

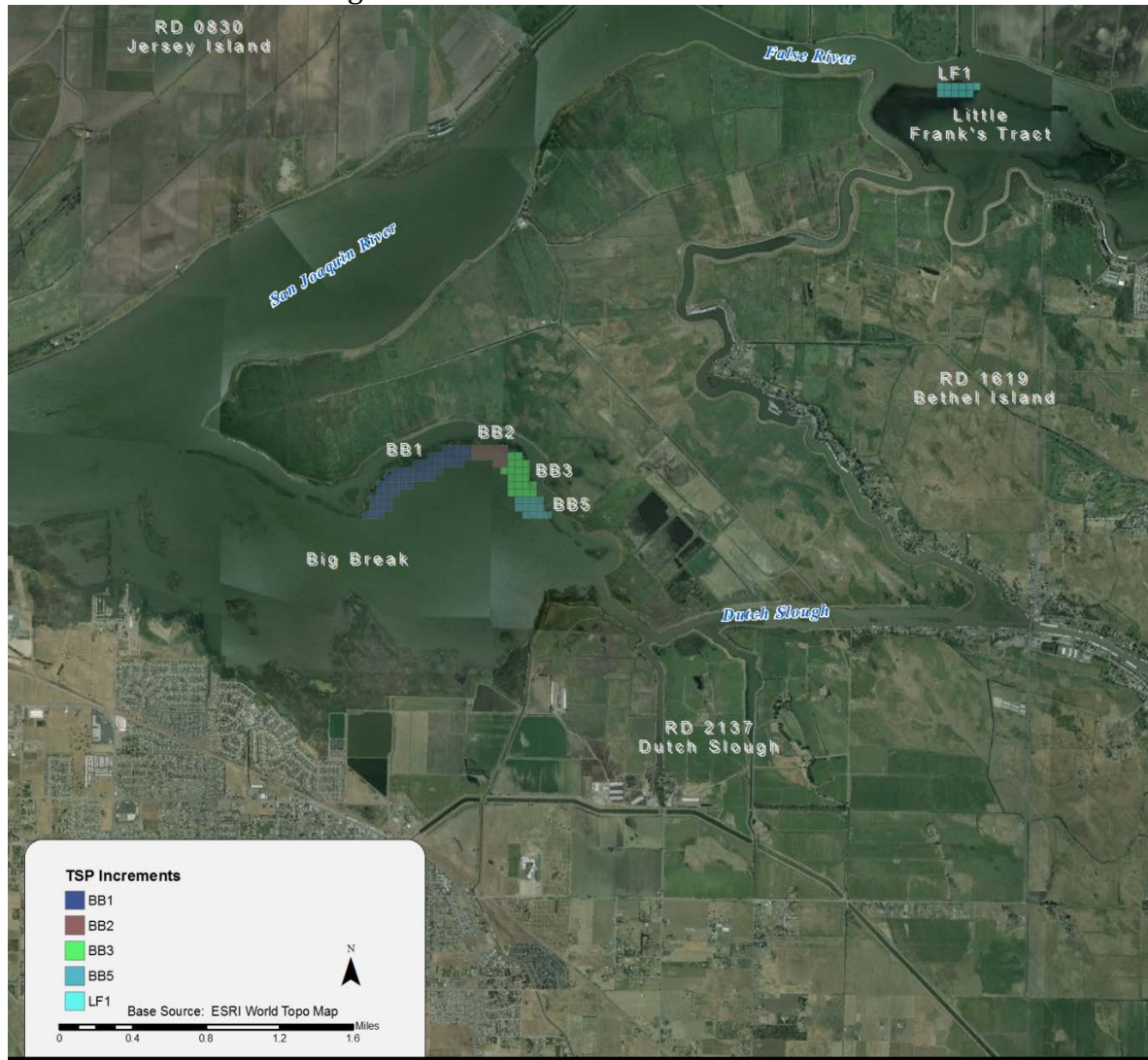
There are no federally owned lands needed for this project.

9. Application of Navigational Servitude to the LERRDs Requirement

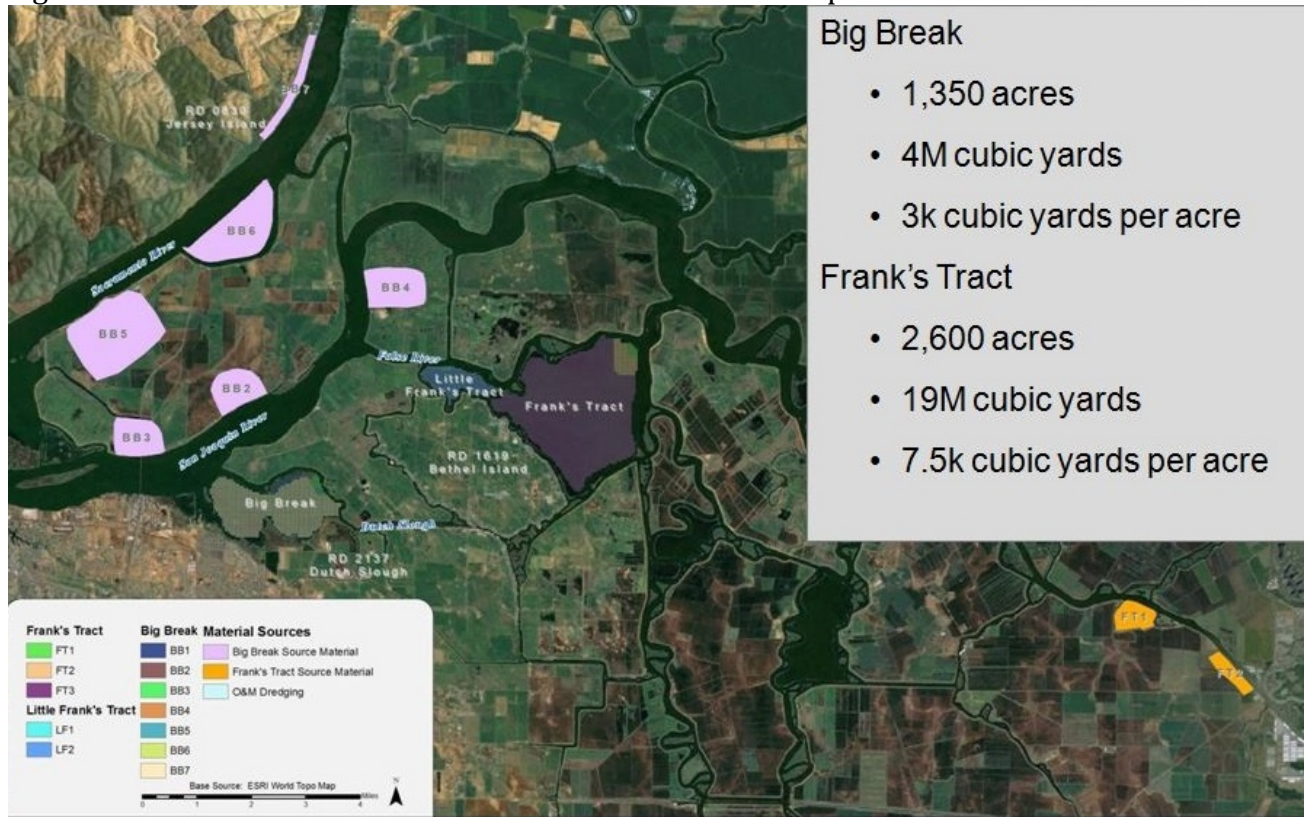
When the project's contractors are working in navigable waters of the U.S. there should be no need to acquire temporary real property rights or rights of entry, regardless of who owns the water bottoms. Contractors must clear any plans for placement of temporary pipelines with SPK Regulatory Branch and possibly with the Coast Guard to ensure no obstructions to navigation.

10. Project Map

Little Frank's Tract and Big Break Intertidal Marsh Restoration Grids



Big Break and Little Frank's Tract Borrow Sources shown in pink areas



11. Anticipated Increased Flooding and Impacts

Based on hydraulic modeling results, there will be no increased flooding from the proposed project, from either the flood risk management or ecosystem restoration actions.

12. Cost Estimate

The following is a preliminary analysis estimating the costs of acquiring the required LERRDs to support the USACE Recommended Plan to assist in the determination of federal interest for a cost benefit analysis. The format and level of investigation of this cost estimate is considered to be consistent with, and meet the intent of, the Real Estate Policy Guidance Letter No. 31-Real Estate Support to Civil Works Planning Paradigm (3X3X3). This policy letter states that "For projects in which the value of real estate (lands, improvements, and severance damages) are not expected to exceed **ten percent** of total project costs (total cost to implement project), a cost estimate (**or rough order of magnitude**) will be acceptable for purposes of the feasibility phase." The table below

estimates the costs associated with acquiring real property interests necessary to construct, operate and maintain the proposed project. The date of the approved cost estimate was March 25, 2014.

Table 2 – Cost Table

Alternative 6 Features	Cost	Contingency	Total Costs Rounded
Code of Accounts 01	FEDERAL		
Fed RE Admin Account 01	\$380,000	5% \$19,000	\$400,000
01	NON FEDERAL		
Lands and damages Account 01	\$1,754,333	20% \$350,867	\$2,100,000
Non RE Fed Admin Account 01	\$915,000	5% \$45,750	\$960,000
			TOTAL NON FED LERRDS \$3,060,000

13. Relocation Assistance Benefits.

The non-Federal sponsors must comply with the Uniform Relocation Assistance and Real Properties Acquisition Policies Act of 1970, as amended, 42 U.S.C. 4601 *et seq.* (P.L. 91-646, “the Uniform Act”) and provide relocation assistance to qualifying residences and businesses within the project area that are displaced, as defined in the Uniform Act, as a consequence of USACE project implementation. Presently, no displacements are anticipated as a consequence of implementation of the Recommended Plan.

14. Mineral / Timber Activity.

There are no valuable minerals impacted by this project. There was no enhancement for mineral deposits included in the cost estimate. There is no timber activity.

15. Non-Federal Sponsor’s Ability to Acquire.

The non-Federal sponsors have real estate staff and experience in acquiring real estate for county, state and Federal projects.

16. Zoning Anticipated in Lieu of Acquisition.

There is no zoning in lieu of acquisition planned in connection with the project.

17. Acquisition Schedule.

The non-Federal sponsors will be directed to begin real property acquisition for the project only after the PPA is fully executed. A risk letter will be sent from the Corps to the State of California alerting them to the risks associated with purchasing project lands in advance of the PPA execution. The construction contracts extend out five years.

REAL ESTATE ACQUISITION SCHEDULE				
Project Name: Delta Islands and Levees Contracts	COE Start	COE Finish	NFS Start	NFS Finish
Receipt of preliminary drawings from Engineering/PM	2013	2014	2013	2014
Receipt of final drawings from Engineering/PM	2015	2016	2015	2016
Execution of PPA/Finalize Chief's Report	September 2014			
Formal transmittal of final drawings & instruction to acquire LERRDS	2016	2020	2016	2020
Years for Construction Sequence and Duration				
Big Break 2 (McCormick) Season 1			2018	2018
Big Break O&M Season 1			2018	2019
Big Break 3 (Scour) Season 2			2019	2019
Big Break O&M Season 2			2019	2020
Big Break 5 (Decker) Season 3			2020	2020
Big Break O&M Season 3			2020	2021
Little Franks Tract Season 1			2021	2021
Big Break O&M Season 4			2021	2021
Big Break O&M Season 5			2022	2022
Conduct Landowner Meetings			2016	2018
Prepare/review mapping & legal descriptions			2016	2018
Obtain/review title evidence			2016	2018
Obtain/review tract appraisals			2016	2018
Conduct negotiations			2016	2018
Certify all necessary LERRDS are available for construction			2016	2018
Prepare and submit credit requests			2018	2021
Review/approve or deny credit requests	2018	2021		

18. Description of Facility and Utility Relocations.

There will be no facility or utility relocations.

19. Hazardous, Toxic, and Radiological Waste (HTRW).

Naturally Occurring Hazards

Historic geologic conditions in the study area have led to the formation of peat and other organic soils with thicknesses of up to approximately 55 feet on the western side of the Delta; peat deposits are not commonly found on the eastern side. The thick organic soils and peat have the potential to generate flammable gases such as methane that can pose hazards to workers during deep excavations and tunneling. In addition, petroleum deposits underlying the study area could result in the migration of oil and/or natural gas from deep reservoirs into shallow strata that may be disturbed during construction.

Hazards from Agricultural Practices

Agriculture has been the primary land use in the study area for more than a century. Approximately 538,000 acres of the 738,000 acres of agriculture land potentially affect the waters adjacent to the project areas.

A wide variety of pesticides, including insecticides, herbicides, and fungicides, have been used throughout the agricultural lands surrounding the project area for decades; and those chemicals still may be present in and near agricultural lands. While some pesticides that were used in 1974 were still in use in 2008 (e.g., sulfur, petroleum oils, 1,3-dichloropropene, diuron, and carbaryl), a number of new pesticides, such as chloropicrin, chlorpyrifos and propanil, are available and in use currently. Notably, a number of pesticides prevalently used in the 1970s are no longer prevalently used: dinoseb, chlordane, dibromochloropropane (DBCP), ethylene dibromide, parathion, and toxaphene.

The wide variety of pesticides that has been applied, the numerous crops grown in the region, and the fact that predominant land use across the Delta supports agriculture indicate that pesticides and their residues are likely to be found in the soils throughout the Delta. No comprehensive area-wide soil or sediment sampling program is known to have been conducted to evaluate pesticide residues from agricultural use. Further discussion of the fate, transport, and bioaccumulative properties of pyrethroid, organochlorine, and organophosphate pesticides that have been applied to the project area crop lands.

Hazards from Historical Mercury Mining

Mercury has been identified as a chemical of concern in Delta area sediments, resulting from gold and mercury mining operations in the watersheds upstream of the Delta. Mercury was used extensively upstream of the study area in mining to extract gold from ores and placer gravel deposits. Mercury released into the environment by historic gold mining practices has been flowing into the study area via water, primarily from the Sacramento River watershed, and sediments since the mid-1800s and is expected to continue to enter the study area. An unknown amount of mercury is present in sediments within the project area, but estimates of mercury flowing into the Delta area, mainly associated with suspended sediment (Alpers et al. 2008), range from approximately 200–400 kg/yr (CVRWQCB 2008).

Urban, Residential, and Recreational Land Use

In general, hazardous materials releases from cities and towns are associated with stormwater runoff and primarily affect water bodies. Cities and towns account for approximately 9% of the total study area. Urban stormwater discharges are generally characterized by varying levels of metals and hydrocarbons that can accumulate in river sediments over time. Historically, polychlorinated biphenyls (PCBs) have been associated with urban discharge, and these contaminants have been detected in fish tissues in San Francisco Bay.

Urban areas have many facilities with the potential for hazardous materials releases, including gas stations, dry cleaners, automotive repair facilities, and, in larger towns, manufacturing facilities. Stockton, for example, has large shipping and port facilities, as well as Federal facilities with a history of hazardous materials use, storage, and releases. Antioch and Oakley, located on the south side of the San Joaquin River near the project areas, have major power-producing facilities and several active or former industrial facilities with known groundwater impacts. Possible contaminants of concern from urban land uses are extensive, but the most common contaminants in soil and groundwater are petroleum and associated compounds (typically gasoline and diesel releases from USTs as the source), chlorinated solvents and degreasers (from dry cleaning and vehicle repair facilities), and various heavy metals, such as arsenic and lead. Marinas typically include bulk fuel storage and overwater fueling, various boat repair/maintenance facilities, stores, boat storage, and camping facilities. Typical chemicals associated with marinas include fuels, lubricants, cleaners, anti-fouling paints, and fiberglass components.

Borrow Materials

Historic chemical and granular test results previously dredged materials at placement sites indicated that the dredge materials are chemically cleaner than the existing baseline sampling from project area samples. Future materials from dredging operations would be sampled prior to operations and maintenance dredging. Materials meeting baseline criteria would be utilized for marsh habitat creation. Materials not meeting baseline criteria would be stored at existing dryland storage sites

Project construction activities are not expected to disturb existing HTRW sources that could lead to contamination of environmental resources. Therefore the project alternatives are not expected to create effects from HTRW.

19. Attitude of Landowners.

In February 2013, two scoping meetings were held for the project study. The meetings were held to educate the public about the study efforts and to garner input on the proposed scope, in accordance with NEPA. To date, the results of the outreach program from the public scoping meetings have been very favorable, constructive, and supportive. Numerous agencies, organizations, and individuals are participating in the study including the U.S. Bureau of Reclamation, U.S. Fish and Wildlife Service, National Oceanic and Atmospheric Administration (NOAA Fisheries), U.S. Environmental Protection Agency, California Department of Fish and Wildlife, Sacramento County, San Joaquin County, Contra Costa County, Yolo County, Alameda County, Solano County, numerous levee maintaining agencies, local landowners and residents.

EXHIBIT A

ASSESSMENT OF NON-FEDERAL SPONSOR'S REAL ESTATE ACQUISITION
CAPABILITY
DELTA ISLAND AND LEVEE FEASIBILITY STUDY

SPONSORS: The State of California, , Department of Water Resources

I. Legal Authority:

- a. Do the sponsors have legal authority to acquire and hold title to real property for project purposes? Yes State of California, Department of Water Resources
- b. Do the sponsors have the power of eminent domain for this project? Yes State of California, Department of Water Resources;
- c. Do the sponsors have "quick-take" authority for this project? Yes State of California, Department of Water Resources
- d. Are any of the lands/interests in land required for the project located outside the sponsor's political boundary? No State of California, Department of Water Resources
- e. Are any of the lands/interests in land required for the project owned by an entity whose property the sponsor cannot condemn? No State of California, Department of Water Resources

II. Human Resource Requirements:

- a. Will the sponsor's in-house staff require training to become familiar with the real estate requirements of Federal projects including P.L. 91-646, as amended? Yes State of California, Department of Water Resources
- b. If the answer to a. is "yes," has a reasonable plan been developed to provide such training? Yes State of California, Department of Water Resources
- c. Does the sponsor's in-house staff have sufficient real estate acquisition experience to meet its responsibilities for the project? Yes State of California, Department of Water Resources
- d. Is the sponsor's project in-house staffing level sufficient considering its other workload, if any, and the project schedule? Yes State of California, Department of Water Resources
- e. Can the sponsor obtain contractor support, if required, in a timely fashion? Yes State of California, Department of Water Resources
- f. Will the sponsor likely request USACE assistance in acquiring real estate? No State of California, Department of Water Resources

III. Other Project Variables:

a. Will the sponsor's staff be located within reasonable proximity to the project site? Yes
State of California, Department of Water Resources

b. Has the sponsor approved the project real estate schedule/milestones? Yes State of California,
Department of Water Resources
Response: No, the approval occurs during the preconstruction, engineering and design phase.

IV. Overall Assessment:

a. Has the sponsor performed satisfactorily on other USACE projects? Yes State of California,
Department of Water Resources

b. With regard to this project, the sponsor is anticipated to be: The State of California, Central
Valley Flood Protection Board

V. Coordination:

a. Has this assessment been coordinated with the sponsor? Yes State of California, Department
of Water Resources

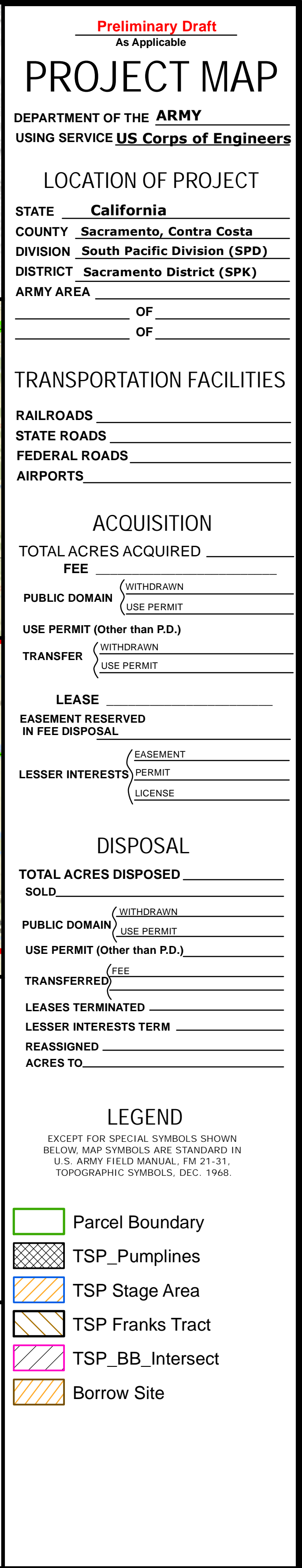
b. Does the sponsor concur with this assessment? Yes State of California, Department of Water
Resources

Prepared by:

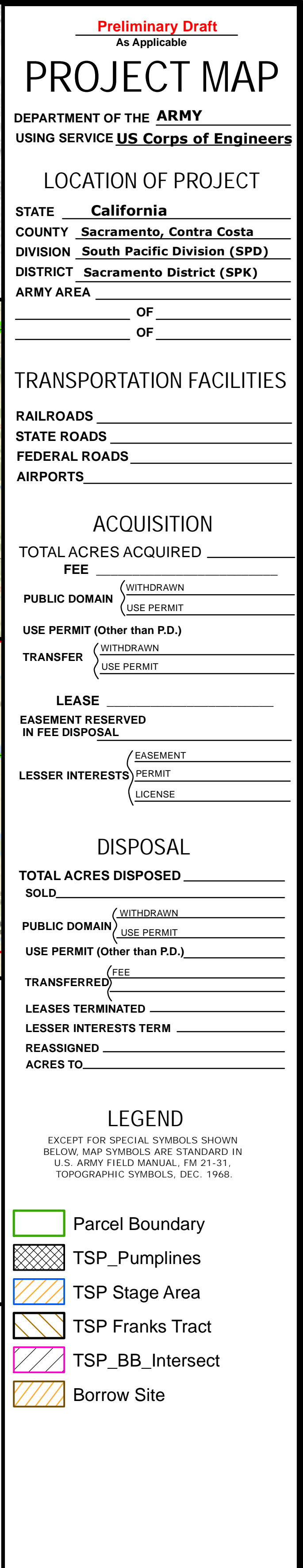
KELLY BOYD
Realty Specialist

Reviewed and Approved by:

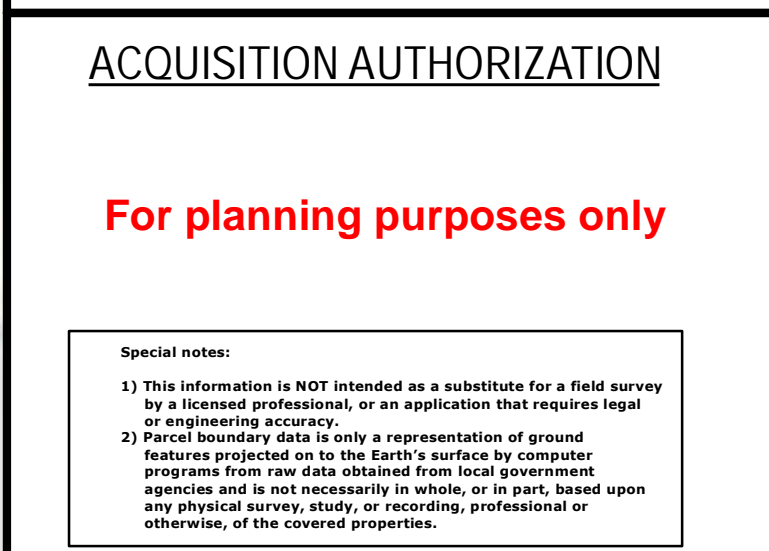
SHARON CAINE
Chief, Real Estate Division



DEPARTMENT OF THE ARMY OFFICE OF THE SACRAMENTO DISTRICT ENGINEER SOUTH PACIFIC DIVISION		
CARTOGRAPHER <u> SJC </u> CARTO TECH. <u> </u> CHECKED BY <u> SJC </u>	Sacramento & Contra Costa Counties	
California		
REAL ESTATE DELTA ISLANDS TSP Staging, Pumpilines, Dredging & Borrow Sites		
SUBMITTED BY <u> Steve J. Carey </u> CHIEF, CADASTRAL SECTION	RECOMMENDED BY <u> Stan J. Wallin </u> CHIEF, ACO, & MGMT. BRANCH	
OFFICE, CHIEF OF ENGINEERS, WASHINGTON 25, D.C.		
REMIS CODE: <u> </u> REMIS UNIQUE ID: <u> </u> INSTALLATION OR PROJECT NO. <u> </u>	APPROVED BY <u> Sharon K. Caine </u> DATE <u> </u> CHIEF, REAL ESTATE DIVISION	
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DRAWING NO. <u> </u>		



SHEET **02** OF **12** | DRAWING NO.



As Applicable

DEPARTMENT OF THE ARMY
USING SERVICE US Corps of Engineers

STATE California
COUNTY Sacramento, Contra Costa
DIVISION South Pacific Division (SPD)
DISTRICT Sacramento District (SPK)

RAILROADS _____
STATE ROADS _____
FEDERAL ROADS _____
AIRPORTS _____

TOTAL ACRES ACQUIRED _____

FEE _____







PUBLIC DOMAIN { WITHDRAWN
USE PERMIT

USE PERMIT (Other than P.D.)

TRANSFER { WITHDRAWN
USE PERMIT

TOTAL ACRES DISPOSED _____
SOLD _____
(WITHDRAWN)
PUBLIC DOMAIN (USE PERMIT)
USE PERMIT (Other than P.D.) _____
(FEE)
TRANSFERRED _____
LEASES TERMINATED _____
LESSER INTERESTS TERM _____
REASSIGNED _____
ACRES TO _____

EXCEPT FOR SPECIAL SYMBOLS SHOWN
BELOW, MAP SYMBOLS ARE STANDARD IN
U.S. ARMY FIELD MANUAL, FM 21-31,
TOPOGRAPHIC SYMBOLS, DEC. 1968.

-  Parcel Boundary
-  TSP_Pumplines
-  TSP Stage Area
-  TSP Franks Tract
-  TSP_BB_Intersect
-  Borrow Site

DEPARTMENT OF THE ARMY
OFFICE OF THE SACRAMENTO DISTRICT ENGINEER
SOUTH PACIFIC DIVISION

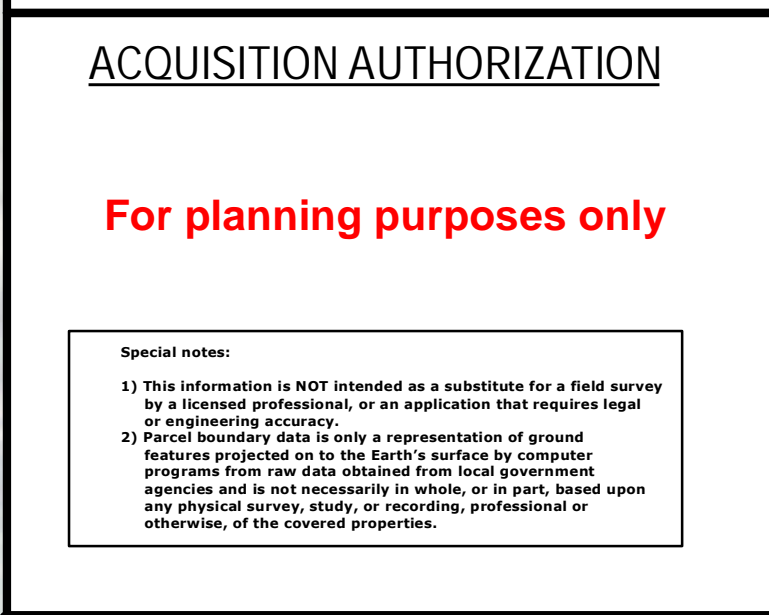
Sacramento & Contra Costa Counties REAL ESTATE

DELTA ISLANDS TSP

APPROVED BY Sharon K. Caine DATE _____
CHIEF, REAL ESTATE DIVISION







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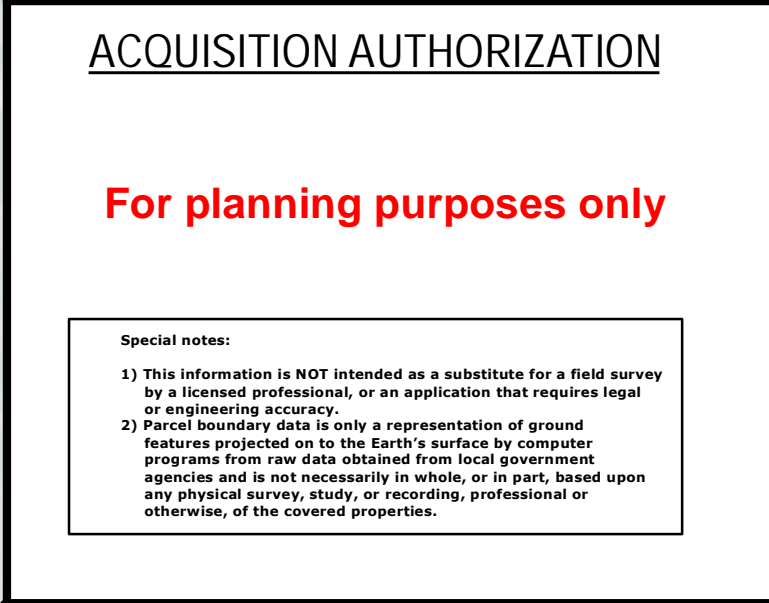


LEGEND

EXCEPT FOR SPECIAL SYMBOLS SHOWN
BELOW, MAP SYMBOLS ARE STANDARD IN
U.S. ARMY FIELD MANUAL, FM 21-31,
TOPOGRAPHIC SYMBOLS, DEC. 1968.







	Parcel Boundary
	TSP_Pumphines
	TSP Stage Area
	TSP Franks Tract
	TSP_BB_Intersect
	Borrow Site

DRAWING NO.

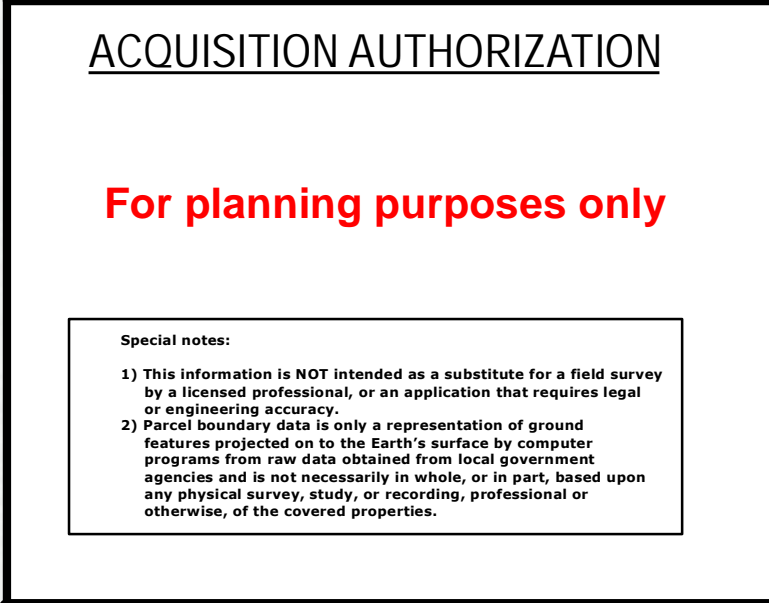








LEGEND

EXCEPT FOR SPECIAL SYMBOLS SHOWN
BELOW, MAP SYMBOLS ARE STANDARD IN
U.S. ARMY FIELD MANUAL, FM 21-31,
TOPOGRAPHIC SYMBOLS, DEC. 1968.

	Parcel Boundary
	TSP_Pumphines
	TSP Stage Area
	TSP Franks Tract
	TSP_BB_Intersect
	Borrow Site







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-  Parcel Boundary
-  TSP_PumpLines
-  TSP Stage Area
-  TSP Franks Tract
-  TSP_BB_Intersect
-  Borrow Site

DRAWING NO.



-  Parcel Boundary
-  TSP_Pumpelines
-  TSP Stage Area
-  TSP Franks Tract
-  TSP_BB_Intersect
-  Borrow Site

Coordinate System:
AD 1983 StatePlane California II FIPS 0402 Feet
Projection: Lambert Conformal Conic
Datum: North American 1983
Units: Foot US

ACQUISITION AUTHORIZATION

For planning purposes only

Special notes:

- 1) This information is NOT intended as a substitute for a field survey by a licensed professional, or an application that requires legal or engineering accuracy.
- 2) Only boundary data that is only a representation of ground features projected on to the Earth's surface by computer programs from raw data obtained from local government agencies and is not necessarily in whole, or in part, based upon any physical survey, study, or recording, professional or otherwise, of the covered properties.

CADASTRAL - PROPERTY ESTATE MAP


DEPARTMENT OF THE ARMY
OFFICE OF THE SACRAMENTO DISTRICT ENGINEER
SOUTH PACIFIC DIVISION


CARTOGRAPHER SJC
CARTO TECH. _____
CHECKED BY SJC

SUBMITTED BY
Stev J. Carey
CHIEF, CADASTRAL SECTION

RECOMMENDED BY
Stan J. Wallin
CHIEF, ACQ. & MGMT. BRANCH

OFFICE, CHIEF OF ENGINEERS, WASHINGTON 25, D.C.

REMIS CODE: _____
REMIS UNIQUE ID: _____

INSTALLATION OR PROJECT NO. _____

Sacramento & Contra Costa Counties REAL ESTATE California

DELTA ISLANDS TSP

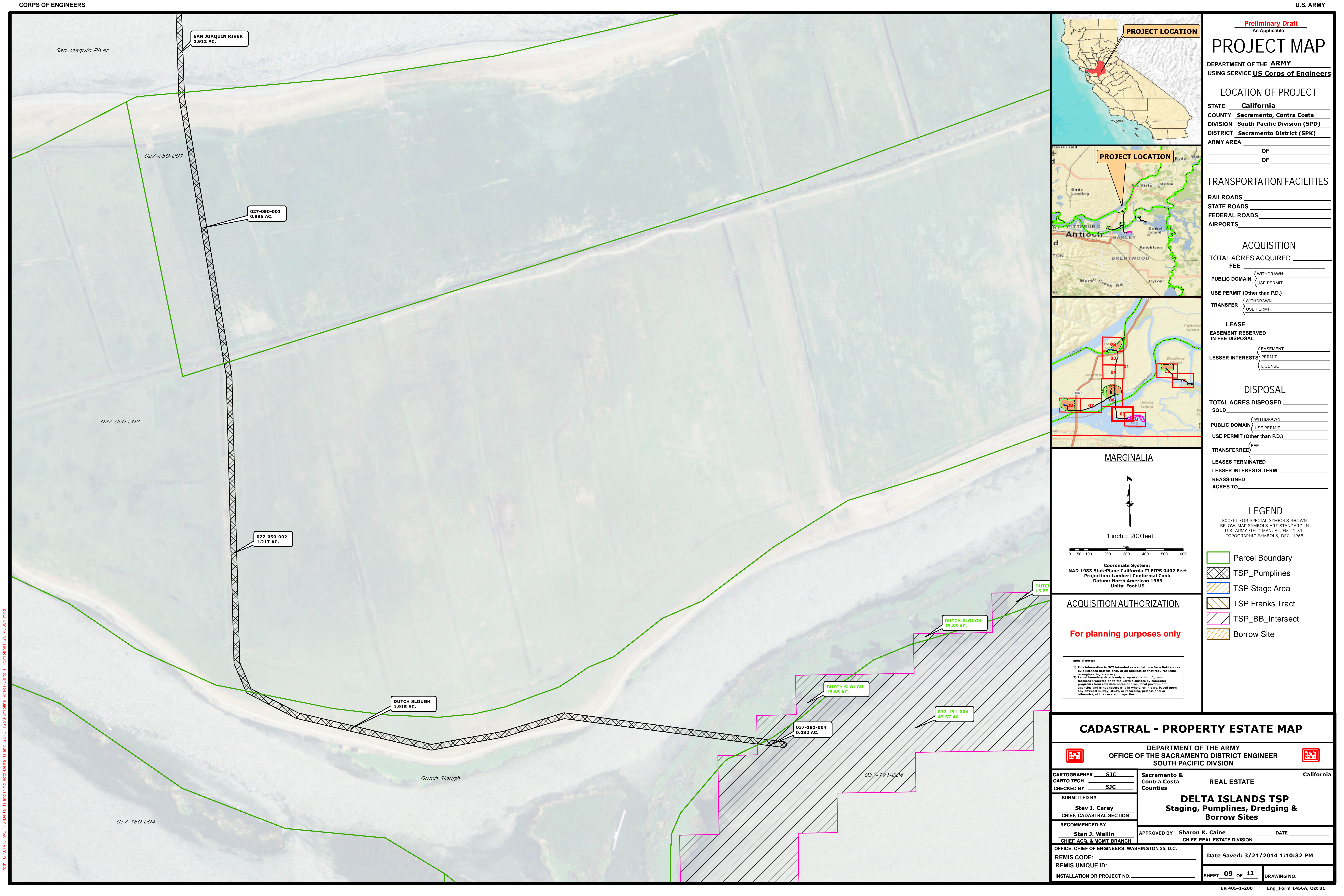
Staging, Pumphines, Dredging & Borrow Sites

APPROVED BY Sharon K. Caine DATE _____
CHIEF, REAL ESTATE DIVISION

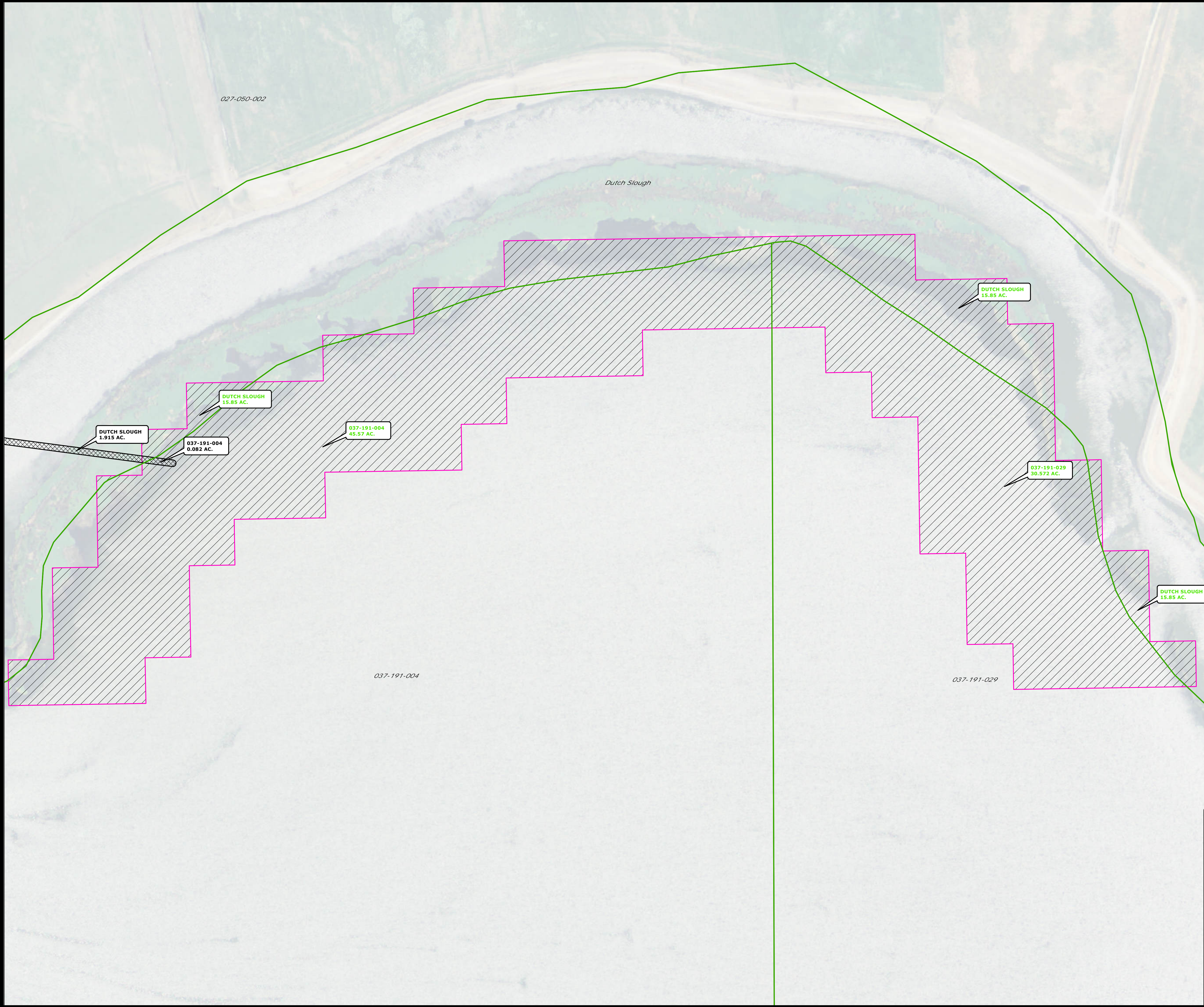
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SHEET **07** OF **12** | DRAWING NO.





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PROJECT LOCATION

PROJECT LOCATION

MARGINALIA

1 inch = 200 feet

0 50 100 200 300 400 500 600

Coordinate System:
NAD 1983 StatePlane California II FIPS 0402 Feet
Projection: Lambert Conformal Conic
Datum: North American 1983
Units: Foot US

ACQUISITION AUTHORIZATION

For planning purposes only

Special notes:

1) This information is NOT intended as a substitute for a field survey by a licensed professional, or an application that requires legal or engineering accuracy.
2) Parcel boundary data is only a representation of ground features projected on to the Earth's surface by computer programs from raw data obtained from local government agencies and is not necessarily in whole, or in part, based upon any physical survey, study, or recording, professional or otherwise, of the covered properties.

Preliminary Draft
As Applicable

PROJECT MAP

DEPARTMENT OF THE ARMY
US Corps of Engineers

LOCATION OF PROJECT

STATE California
COUNTY Sacramento, Contra Costa
DIVISION South Pacific Division (SPD)
DISTRICT Sacramento District (SPK)
ARMY AREA _____ OF _____ OF _____

TRANSPORTATION FACILITIES

RAILROADS _____
STATE ROADS _____
FEDERAL ROADS _____
AIRPORTS _____

ACQUISITION

TOTAL ACRES ACQUIRED _____
FEE _____
PUBLIC DOMAIN ☐ WITHDRAWN ☐ USE PERMIT
USE PERMIT (Other than P.D.) _____
TRANSFER ☐ WITHDRAWN ☐ USE PERMIT

LEASE

EASEMENT RESERVED IN FEE DISPOSAL _____
LESSER INTERESTS ☐ EASEMENT ☐ PERMIT ☐ LICENSE

DISPOSAL

TOTAL ACRES DISPOSED _____
SOLD _____
PUBLIC DOMAIN ☐ WITHDRAWN ☐ USE PERMIT
USE PERMIT (Other than P.D.) _____
TRANSFERRED ☐ FEE _____
LEASES TERMINATED _____
LESSER INTERESTS TERM _____
REASSIGNED _____
ACRES TO _____

LEGEND

EXCEPT FOR SPECIAL SYMBOLS SHOWN BELOW, MAP SYMBOLS ARE STANDARD IN U.S. ARMY FIELD MANUAL, FM 21-31, TOPOGRAPHIC SYMBOLS, DEC. 1968.

Parcel Boundary

TSP_Pumphines

TSP Stage Area

TSP Franks Tract

TSP_BB_Intersect

Borrow Site

CADASTRAL - PROPERTY ESTATE MAP

DEPARTMENT OF THE ARMY
OFFICE OF THE SACRAMENTO DISTRICT ENGINEER
SOUTH PACIFIC DIVISION

CARTOGRAPHER SJC
CARTO TECH. SJC
CHECKED BY SJC
SUBMITTED BY Stev J. Carey
CHIEF, CADASTRAL SECTION
RECOMMENDED BY Stan J. Wallin
CHIEF, ACQ. & MGMT. BRANCH

Sacramento & Contra Costa Counties

REAL ESTATE

DELTA ISLANDS TSP
Staging, Pumphines, Dredging & Borrow Sites

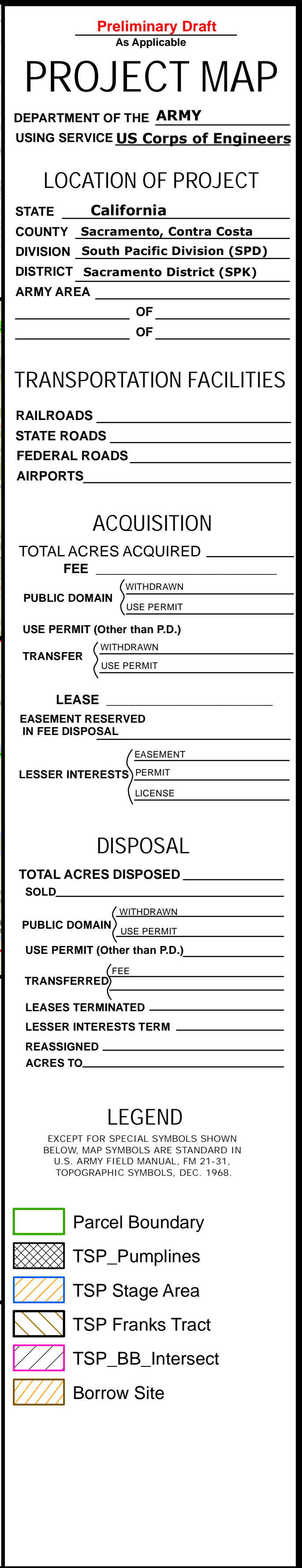
APPROVED BY Sharon K. Caine DATE _____
CHIEF, REAL ESTATE DIVISION

OFFICE, CHIEF OF ENGINEERS, WASHINGTON 25, D.C.
REMIS CODE: _____
REMIS UNIQUE ID: _____
INSTALLATION OR PROJECT NO. _____

Date Saved: 3/21/2014 1:10:32 PM
SHEET 10 OF 12
DRAWING NO. _____

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ER 405-1-200 Eng_Form 1456A, Oct 81



DEPARTMENT OF THE ARMY OFFICE OF THE SACRAMENTO DISTRICT ENGINEER SOUTH PACIFIC DIVISION		
CARTOGRAPHER <u> SJC </u> CARTO TECH. <u> </u> CHECKED BY <u> SJC </u>	Sacramento & Contra Costa Counties	REAL ESTATE
DELTA ISLANDS TSP Staging, Pumphines, Dredging & Borrow Sites		
SUBMITTED BY <u> Stev J. Carey </u> CHIEF, CADASTRAL SECTION	APPROVED BY <u> Sharon K. Caine </u> DATE <u> </u>	
RECOMMENDED BY <u> Stan J. Wallin </u> CHIEF, ACO, & MGMT. BRANCH	CHIEF, REAL ESTATE DIVISION	
OFFICE, CHIEF OF ENGINEERS, WASHINGTON 25, D.C.		
REMISS CODE: <u> </u> REMISS UNIQUE ID: <u> </u> INSTALLATION OR PROJECT NO. <u> </u>	Date Saved: 3/21/2014 1:10:32 PM	
SHEET <u> 11 </u> OF <u> 12 </u>		DRAWING NO. <u> </u>



PROJECT MAP		(Continuation Sheet)	
DEPT. OF THE ARMY	USING SERVICE		
LOCATION OF PROJECT	TRANSPORTATION FACILITIES		
STATE CALIFORNIA	STATE ROADS		
COUNTY SACRAMENTO & CONTRA COSTA	FEDERAL ROADS		
DIVISION SOUTH PACIFIC DIVISION (SPD)	AIRPORTS		
DISTRICT SACRAMENTO DISTRICT (SPK)	RAILROADS		
ARMY AREA			
MILES	OF		
MILES	OF		
<h1 style="margin: 0;">DELTA ISLAND PUMPLINES</h1>			
<div style="display: flex; justify-content: space-between; align-items: center;"> <div> <p style="margin: 0;">DEPARTMENT OF THE ARMY</p> <p style="margin: 0;">OFFICE OF THE SACRAMENTO DISTRICT ENGINEER</p> <p style="margin: 0;">SOUTH PACIFIC DIVISION</p> </div> </div>			
CARTOGRAPHER <u>STEVE CAREY</u> CARTO TECH. _____ CHECKED BY _____ SUBMITTED BY _____ <u>STEVE CAREY</u> CHIEF, CADASTRAL SECTION RECOMMENDED BY _____ <u>STAN J. WALLIN</u> CHIEF, ACQ. & MGMT. BRANCH	<div style="text-align: center;"> <p>REAL ESTATE</p> <p>DELTA ISLAND</p> <p>Pump Lines, Staging, Dredging Areas & Franks Tract & Big Break Fill Areas</p> </div>		
APPROVED BY <u>SHARON K. CAINE</u> DATE _____ CHIEF, REAL ESTATE DIVISION			
OFFICE, CHIEF OF ENGINEERS, WASHINGTON 25, D.C.			
REMIS CODE: _____ REMIS UNIQUE ID: _____ INSTALLATION OR PROJECT NO. _____	<div style="text-align: right;">Date Saved: 4/7/2014 3:19:26 PM</div>		
	SHEET <u>13</u> OF <u>13</u>		DRAWING NO. _____